



Karen Dial
H.B. Dollinger Co.
President

John Ruhlen
Ruhlen & Associates
Secretary

Miki Payne
H.B. Dollinger Co.
Treasurer

Sander de Wildt
CB Richard Ellis

William F. Allen
HFH Ltd.

Heather Lemmon
The Real Estate Consultants
LB Property Management

Donald R. Duckworth
Executive Director

July 14, 2011

Honorable Members of the City of Los Angeles Planning and Land Use Management Committee
City Hall
200 N. Spring Street
Los Angeles, CA 90012

Subject: Howard Hughes Center Development Agreement Amendment (CPC-2010-3431-DA)

Honorable Members of the Planning and Land Use Management Committee:

The Westchester Town Center Business Improvement District (WTC BID) was formed by a coalition of property and business owners to provide improvements to revitalize and enhance the Westchester central business district, an essential commercial core of the City of Los Angeles and one of its major gateways to the world. The BID accomplishes this mission by providing a broad range of services including: maintenance, beautification, marketing and policy development/advocacy. The center piece of the BID's mission has always been to implement and maintain an attractive and comfortable, pedestrian-friendly, main street environment for the benefit of property and business owners, customers, visitors, tourists, and Westchester residents.

WTC BID together with the Westchester Streetscape Improvement Association (WSIA) has met with Equity Office Properties numerous times and has thoroughly considered the proposed Amendment of the Howard Hughes Center Development Agreement. As a result, our Board of Directors unanimously supports the proposed revisions and encourages the PLUM Committee to do the same.

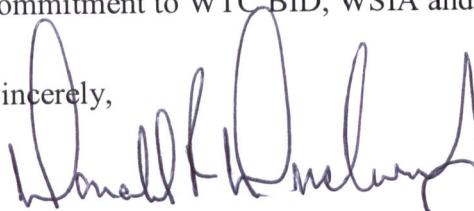
With the approval of the proposed Development Agreement Amendment, Equity Office Properties has agreed to provide WSIA and WTC BID with significant funding for the proposes of: improving the streetscape on both sides of Sepulveda Boulevard and the medians of Sepulveda Boulevard between Manchester Avenue and Howard Hughes Parkway; creating a long-term maintenance endowment for this street section and adjacent non-residential street sections; and to install a "Welcome to Westchester" gateway sign at the intersection of Sepulveda Boulevard and Howard Hughes Parkway.

HHC Development Agreement Amendment
July 14, 2011

The partnership between WTC BID, WSIA and Equity Office Properties represents a tremendous opportunity for long-needed improvements and is a significant achievement for the City of Los Angeles, Council District 11 and the community of Westchester.

WTC BID requests not only your support and approval of Equity Office Properties proposed Development Agreement Amendment but also your deletion of the City Planning Commission's recommended modification to increase the amount of workforce housing being proposed by Equity Office in connection with the Amendment request. It is vital that Equity Office is able to retain the same level of commitment to WTC BID, WSIA and the greater community of Westchester.

Sincerely,



Donald R. Duckworth

Executive Director

CC: Honorable Bill Rosendahl, City Councilman, 11th District
Cyndi Hench, President, Neighborhood Council of Westchester/Playa
Westchester Town Center BID Board of Directors